

NEW CHAUNCEY NEIGHBORHOOD R2U AGREEMENT

The New Chauncey Neighborhood (NCN) Steering Committee and the Area Plan Commission Ordinance Committee recognize that some areas recommended for medium density residential development are not yet ripe for R2U or R3U zoning. Consequently, those lots depicted as Medium Density Residential Urban in the adopted NCN Plan will be proposed for either R1U or R2U zoning in this Phase 1 neighborhood rezoning proposal.

After the City of West Lafayette adopts the Phase 1 neighborhood rezoning map discussed above, Phase 2, including a form-based code proposal, will begin. As a part of the effort to establish a form-based code for NCN, APC staff, the NCN Steering Committee and the APC Ordinance Committee will revisit the appropriateness of changes to the adopted Phase 1 zoning map, especially in the areas having a Medium Density Residential Urban land use. The result of those additional discussions may include a zoning map amendment to accompany the form-based code that changes the underlying zoning districts to bring the neighborhood into complete conformity with the adopted New Chauncey Neighborhood Plan.